

COMM SW COR OF SE1/4 OF NW1/4, R
W 635.80 FT, N 685.51 FT TO POB,
FT TO S R/W CR-242, W 30 FT, S

BLANKENSHIP SANDRA
284 SW LOREN CT
LAKE CITY, FL 32024

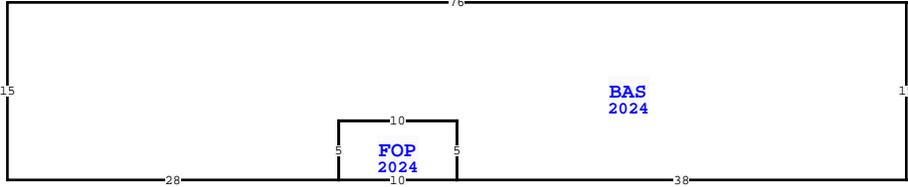
2026

26-4S-15-00401-032



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	26415.020 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,090	100	2024
FOP	50	35	2024
TOTALS	1,140		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	MANUF	2	100%	-	2024							
			Heated Area:	1090				HX Base Yr	2024			



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE			117,278	
TOTAL MARKET OB/XF VALUE			25,500	
TOTAL LAND VALUE - MARKET			114,840	
TOTAL MARKET VALUE			257,618	
SOH/AGL Deduction			13,450	
ASSESSED VALUE			244,168	
TOTAL EXEMPTION VALUE	HX HB		51,411	
BASE TAXABLE VALUE			192,757	
TOTAL JUST VALUE			257,618	
NCON VALUE			7,800	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			237,821	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046800	Mobile Home		03/21/2023
13891	M H	125	04/13/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1483/1756	1/27/2023	WD Q	Q	I	03	130,000
GRANTOR: BRADSHAW KIM						
GRANTEE: BLANKENSHIP SANDRA						
1056/0853	8/26/2005	WD Q	Q	I	04	100
GRANTOR: TERRY M KELLY TRUSTEE						
GRANTEE: TOMMY & KIM BRADSHA						

EXTRA FEATURES					
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS
1	9945	Well/Sept	0	0	0
2	9945	Well/Sept	0	100	0
3	0040	BARN, POLE	0	100	0
4	0294	SHED WOOD/	0	100	0
5	0070	CARPORT UF	0	100	0
6	0294	SHED WOOD/	0	100	0
7	0294	SHED WOOD/	0	100	0

TOTAL OB/XF													25,500				
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES		
1	9945	Well/Sept	0	0	0		1.00	UT 7,000.00	7,000.00	100			3	100	7,000		
2	9945	Well/Sept	0	100	0		1.00	UT 7,000.00	7,000.00	100			3	100	7,000		
3	0040	BARN, POLE	0	100	0		1.00	UT 200.00	200.00	100	2024	2023		100	200		
4	0294	SHED WOOD/	0	100	0		1.00	UT 3,500.00	3,500.00	100	2024	2023		100	3,500		
5	0070	CARPORT UF	0	100	0		1.00	UT 1,800.00	1,800.00	100	2026	2025		100	1,800		
6	0294	SHED WOOD/	0	100	0		1.00	UT 3,000.00	3,000.00	100	2026	2025		100	3,000		
7	0294	SHED WOOD/	0	100	0		1.00	UT 3,000.00	3,000.00	100	2026	2025		100	3,000		

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/06/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2024;ORIG=0,-11] W76 S15 E28 N5 E10 S5 E38 N15 \$	
FOP=[YR=2024;ORIG=-48,-1] E10 S5 W10 N5 \$	

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	0000	C	VAC RES	100		A-1	0.00	0.00	9.44	AC		1.00	1.00	1.00	11,000.00	11,000.00	103,840							